

091.0

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0015.C

Map

Block

Lot

1 of 1

Residential

ARLINGTON

APPRAISED:

Total Card / Total Parcel

634,600 / 634,600

USE VALUE:

634,600 / 634,600

ASSESSED:

634,600 / 634,600

**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
6		JANET RD, ARLINGTON

**OWNERSHIP**Unit #:

Owner 1: CHEN LUCY	
Owner 2: FOXLIN SUSAN CHU	
Owner 3:	

Street 1: 6 JANET RD

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474 Type:

**PREVIOUS OWNER**

Owner 1: ABBONDANZIO SHAUN E -

Owner 2: CALORE GRACE -

Street 1: 6 JANET RD

Twn/City: ARLINGTON

St/Prov: MA Cntry:

Postal: 02474

**NARRATIVE DESCRIPTION**

This parcel contains 6,013 Sq. Ft. of land mainly classified as One Family with a Ranch Building built about 1958, having primarily Aluminum Exterior and 1793 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 7 Rooms, and 3 Bdrms.

**OTHER ASSESSMENTS**

Code	Descrip/No	Amount	Com. Int

**PROPERTY FACTORS**

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

**LAND SECTION (First 7 lines only)**

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		6013		Sq. Ft.	Site		0	70.	1.00	5									420,274						420,300	

**IN PROCESS APPRAISAL SUMMARY**

Legal Description										User Acct
										58476
										GIS Ref
										GIS Ref
										Insp Date
										11/30/18
										USER DEFINED

**Patriot Properties Inc.**

!7383!

**PRINT**

Date	Time
12/10/20	22:01:41

**LAST REV**

Date	Time
12/19/19	08:40:34

mmcmakin

Prior Id # 3:

Prior Id # 1:

Prior Id # 2:

Prior Id # 3:

Prior Id # 1:

Prior Id # 2:

Prior Id # 3:

ASR Map:

Fact Dist:

Reval Dist:

Year:

LandReason:

BldReason:

CivilDistrict:

Ratio:

**SALES INFORMATION**

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
ABBONDANZIO SHA	41629-470		12/17/2003		374,000	No	No		
FITZPATRICK KEV	28907-350		7/31/1998		240,000	No	No	Y	

**BUILDING PERMITS**

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
9/27/2017	1265	Insulate	4,800	C					12/19/2019	Mail Update	MM	Mary M
									11/30/2018	MEAS&NOTICE	HS	Hanne S
									12/4/2008	Meas/Inspect	345	PATRIOT
									6/3/2004	MLS	HC	Helen Chinal
									3/28/2000	Inspected	264	PATRIOT
									3/13/2000	Measured	263	PATRIOT
									8/4/1993		RV	

Sign: VERIFICATION OF VISIT NOT DATA \_\_\_\_\_

Total AC/Ha: 0.13804

Total SF/SM: 6013

Parcel LUC: 101 One Family

Prime NB Desc: ARLINGTON

Total: 420,274

Spl Credit

Total: 420,300

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - FY2021

apro

2021

